

MCNORRILL BETTY L TRUSTEE

121 MAIN ST
544466

NN: 26 - CHANGE OF OWNERSHIP
COUNTY TAX (100), RESIDENTIAL FEE (1),
RESTAURANT FEE (1)
Reval Year: 2021 Tax Year: 2027
Appraised By 07 on 10/01/2020 10400 DOWNTOWN BRYSON CITY

PLAT: 00000/00000 UNIQ ID 11543
ID NO:

CARD NO. 1 of 1
0.1700 AC
TW-10 CI- FR-BC

SRC= Pictometry Review
AT- LAST ACTION 20260617

Parcel ID: 6674-19-50-9016-
SPLIT FROM ID

CONSTRUCTION DETAIL		MARKET VALUE								DEPRECIATION		CORRELATION OF VALUE									
Foundation	4	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	NORM	0.70000	CREDENCE TO	MARKET								
Spread Footing	5.00	21	07	4,169	117	138.65	578033	1985	1942	% GOOD	30.0	DEPR. BUILDING VALUE - CARD	173,410								
Sub Floor System	2	TYPE: Restaurant STYLE: 3 - 2.0 STORIES										DEPR. OB/XF VALUE - CARD	1,770								
Slab on Grade- Residential/Commercial	5.00											MARKET LAND VALUE - CARD	134,980								
Exterior Walls	21	TOTAL MARKET VALUE - CARD												310,160							
Face Brick	24.00	TOTAL APPRAISED VALUE - CARD												310,160							
Roofing Structure	07	TOTAL APPRAISED VALUE - PARCEL												310,160							
Wood Truss	8.00	TOTAL PRESENT USE VALUE - LAND												0							
Roofing Cover	04	TOTAL VALUE DEFERRED - PARCEL												0							
Built Up Tar and Gravel	5.00	TOTAL TAXABLE VALUE - PARCEL \$												310,160							
Interior Wall Construction	5	PRIOR APPRAISAL																			
Drywall/Sheetrock	16.00	BUILDING VALUE												173,410							
Interior Floor Cover	07	OBXF VALUE												1,770							
Vinyl Tile/Rubber/Cork	8.00	LAND VALUE												134,980							
Interior Floor Cover	14	PRESENT USE VALUE												0							
Carpet	0.00	DEFERRED VALUE												0							
Heating Fuel	03	TOTAL VALUE												310,160							
Gas	2.00	SALES DATA																			
Heating Type	04	OFF. RECORD																			
Forced Air - Ducted	6.00	BOOK																			
Air Conditioning Type	03	DATE																			
Central	5.00	MO																			
Commercial Heat & Air	3	YR																			
Split Units	0.00	DEED																			
Structural Frame	02	TYPE																			
Wood Frame	6.00	Q/U																			
Ceiling & Insulation	07	V/I																			
Not Suspended - Ceiling and Wall	7.00	INDICATE																			
Insulated		SALES PRICE																			
Half-Bathrooms		0554 0449 6 2026 WD E I												0							
BAS - 0 FUS - 0 LL - 0		0328 1021 5 2006 X V												385,000							
Plumbing Fixtures	28.00	BUILDING AREA 3,888																			
Office		NOTES																			
BAS - 0 FUS - 0 LL - 0	0	BUSN: FAMILY REST & CRISP																			
TOTAL POINT VALUE	110.000	ACCOUNTING & TAX SERV GE																			
BUILDING ADJUSTMENTS																					
Quality	3	Average												1.00							
Shape/Design	2	Rectangle												1.00							
Size	Size	Size												1.06							
TOTAL ADJUSTMENT FACTOR														1.060							
TOTAL QUALITY INDEX														117							
SUBAREA																					
TYPE	GS AREA	PCT	RPL CS	CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG #	---	AYB	EYB	DEP SCH	OVR	% COND	OB/XF DEPR. VALUE	
BAS	1,944	100	269536	01	C	UTILSHED/STORAGE		10	10	100	24.20	0.00			2012	2012	S3		73	1767	
FOP	216	040	11924	TOTAL OB/XF VALUE																1767	
FUS	1,944	095	256087																		
UBM	972	030	40486																		
SUBAREA TOTALS		5,076	578,033																		
BLDG DIMENSIONS BAS=N72E27S72W27Area:1944;FOP=N8E27S8W27Area:216;FUS=N72E27S72W27Area:1944;UBM=S36W27N36E27Area:972;TotalArea:5076																					
LAND INFORMATION																					
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJ/NOTES RF AC LC TO OT		ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNIT TYPE	TOTAL ADJST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES			
RESTAURANTS /FAST FOOD	0721		43	171	1.0400	2	0.7000	+00 +00 -30 +00 +00		PS	4,300.00	43.000	FF	0.730	3,139.00	134977	0	.17 AC			
TOTAL MARKET LAND DATA																					
TOTAL PRESENT USE DATA																					
6674-19-50-9016-																					
7/14/2026 6:50:58 PM.																					

36' UBM

27' BAS

27' FUS

27' FOP